

**SEMINOLE COUNTY GOVERNMENT
LAND PLANNING AGENCY / PLANNING AND ZONING COMMISSION
AGENDA MEMORANDUM**

SUBJECT: Proposed amendment to Comprehensive Plan Policies TRA 4.4 and 7.3 to allow for erosion control paving of South Sylvan Lake Drive.

DEPARTMENT: Planning & Development **DIVISION:** Planning

AUTHORIZED BY: Matthew West **CONTACT:** DICK BOYER **EXT.** 7382

Agenda Date 12/04/02 **Regular** ☐ **Work Session** ☐ **Briefing** ☐
Special Hearing – 6:00 ☐ **Public Hearing – 7:00** ☒

MOTION/RECOMMENDATION:

1. Recommend adoption of the proposed Comprehensive Plan text amendments allowing for erosion control paving of South Sylvan Lake Drive;
2. Recommend denial of the proposed text amendments;
3. Continue the proposed text amendments to (specify date and time certain).

District 5 – McLain

Dick Boyer, Senior Planner

BACKGROUND

South Sylvan Lake Drive is an unpaved road within the Wekiva River Protection Area (WRPA) running south of Sylvan Lake between Orange Boulevard and Lake Markham Road in the vicinity of the County's Sylvan Lake Park. Two policies in the Vision 2020 Comprehensive Plan have identified this road as policy constrained to two lanes and to remain unpaved. At the time the policy was written, maintaining the road as unpaved seemed most appropriate and protective of the WRPA.

Since then, increased traffic and the return of the rains have created an erosion control problem that can be addressed through the Public Works Department's alternative surface treatment program. Public Works has requested that the Plan be amended to allow the use of this program (see attachment). Of note is that the program does not encourage development as any future new development would still be required to bring the road up to current land development standards.

STAFF RECOMMENDATION

Staff recommends enactment of an ordinance adopting the proposed Comprehensive Plan text amendments. Note: A scrivener's error regarding the description of the road's location has also been corrected.

ATTACHMENTS

- Proposed Policy Amendments
- Public Works Memo (10/01/02)
- Map of area

Reviewed by:
Co Atty: _____
DFS: _____
OTHER: _____
DCM: _____
CM: _____
File No. _____

PROPOSED POLICY AMENDMENTS

(Only that portion of each policy being amended is shown here).

Policy TRA 4.4 - Policy Constrained County Facilities

- South Sylvan Lake Drive from Orange Boulevard to ~~State Road 46~~ Lake Markham Rd. (Permanent constraint to 2 lanes ~~unpaved~~ with alternative surface treatment program allowed to control erosion).

Policy TRA 7.3 - Policy Constrained County Facilities

- South Sylvan Lake Drive from Orange Boulevard to ~~State Road 46~~ Lake Markham Rd. (Permanent constraint to 2 lanes ~~unpaved~~ with alternative surface treatment program allowed to control erosion).

PUBLIC WORKS DEPARTMENT



ROAD OPERATIONS & STORMWATER DIVISION

October 1, 2002

MEMORANDUM

TO: Don Fisher, Director, Department of Planning and Development
FROM: Mark Flomerfelt, P.E., Manager, Division of Road Operations & Stormwater
RE: South Sylvan Lake Drive

I am requesting a change to the Comprehensive Plan for South Sylvan Lake Drive. As noted in the Vision 2020 Comprehensive Plan Policy TRA 4.4 Policy...."South Lake Sylvan Drive from Orange Boulevard to State Road 46 (should be Lake Markham Road) (Permanent constraint to 2 lanes unpaved)."

The Alternative Surface Program was adopted by the Board of County Commissioners in February of 1999. The purpose was to eliminate the maintenance of dirt roads in Seminole County. There was also the environmental benefit of reduced total suspended solids (sediments) into the lakes and streams in Seminole County. There are two large areas along South Sylvan Lake Drive which discharge directly to wetlands adjacent to Lake Sylvan.

In addition, per the Board's approved policy and as a permit condition to the St. Johns River Water Management District (SJRWMD), if a development occurred on an alternative surface road, such development must bring the road up to current land development standards. The alternative surface paving was not intended for use by a new development.

I have attached for your use a list of the adopted roads for the Alternative Surface Program with South Lake Sylvan's road highlighted, a copy of the Board minutes when the program was initiated and a copy of the 40C-42 Permit approved by the SJRWMD.

Please do not hesitate to call me if you have any additional questions or concerns.

cc: Gary Johnson, Director, Department of Public Works
Jimmie Beach, Program Manager, Road Operations and Stormwater Division

Map of South Sylvan Lake Drive Area

